



City of Ann Arbor PLANNING SERVICES

301 East Huron Street | P.O. Box 8647 | Ann Arbor, Michigan 48104-1908
p. 734.794.6265 | f. 734.994.8312 | planning@a2gov.org

PLANNING REVIEW FEES (effective 7/1/2021)

Payment is required at time of application.

For credit card payments, use the attached payment information cover sheet.

Development Review: Administrative Action		
Administrative Amendment to:		
<ul style="list-style-type: none"> Approved Site Plan, PUD Site Plan, or Planned Project Site 	\$3,993	
Administrative Land Transfer	\$1,508	
Land Division (without Easement)	\$2,405	
Land Division (with Easement)	\$2,846	
Master Deed Review	\$500	
Public/Charter School Plan Review	3,240	

Development Review: City Planning Commission Action		
Site Plan for Planning Commission Approval	\$10,255	With City Stormwater Review
Site Plan for Planning Commission Approval	\$10,029	With WCWRC Stormwater Review
Alternative Storm Water Management System	\$710	Add to appropriate site plan fee
Area Plan Waiver	\$275	
Chapter 55 Landscape Modification	\$700	Add to appropriate site plan fee
Land Division Appeal	\$650	
Revision to Approved Natural Features Protection or Mitigation Plan	\$700	Add to appropriate site plan fee
Special Exception Use – Non Marijuana Facilities	\$1,225	Add to appropriate site plan fee
Special Exception Use – Related to Marijuana Facilities	\$1,736	
Special Exception Use – No Development	\$3,797	
Wetland Use Permit	\$600	Add to appropriate site plan fee

Development Review: City Planning Commission Review and City Council Action		
<i>Annexation and R1 & R2 Zoning (parcels of 2 acres or less for a single or two-family dwelling)</i>	\$1,185	
<i>Annexation</i>	\$1,683	Add to appropriate zoning fee
<i>Area Plan</i>	\$5,683	
<i>Chapter 55 Landscape Modification</i>	\$700	Add to appropriate site plan fee
<i>Planned Project Modification</i>	\$470	Add to appropriate site plan fee
<i>PUD – Combined Zoning and Conceptual Plan</i>	\$8,740 +\$45	Per lot OR per 1,000 sq ft of new gross floor area or fraction thereof
<i>PUD - Combined Zoning and Site Plan</i>	\$12,450 \$12,050 +\$105	With City Stormwater Review OR With WCWRC Stormwater Review Per lot OR per 1,000 sq ft of new gross floor area or fraction thereof
<i>PUD - Site Plan</i>	\$11,150 \$10,850 +\$85	With City Stormwater Review OR With WCWRC Stormwater Review Per lot OR per 1,000 sq ft of new gross floor area or fraction thereof
<i>Site Plan - City Council Approval</i>	\$14,000 \$13,700 +\$85	With City Stormwater Review OR With WCWRC Stormwater Review Per lot OR per 1,000 sq ft of new gross floor area or fraction thereof
<i>Site Plan - Site Condominium</i>	\$13,950 \$13,450 +\$85	With City Stormwater Review OR With WCWRC Stormwater Review Per lot OR per 1,000 sq ft of new gross floor area or fraction thereof
<i>Street or Public Easement Vacation</i>	\$2,945	
<i>Wetland Use Permit</i>	\$1,000	Add to appropriate site plan fee

Development Review: City Planning Commission Review and City Council Action - Continued		
<i>Zoning - Map Amendment (except PUD)</i>	\$1,397	Add to appropriate area plan or site plan fee
<i>Zoning - Text Amendment or PUD Supplemental Regulations Amendment</i>	\$2,010	

Development Review: City Council Action		
<i>Brownfield Plan</i>	\$2,000	
<i>Brownfield Plan Environmental Activities Review</i>	\$2,000	
<i>Revision to Approved Building Elevations</i>	\$600	
<i>Revision to Approved Development Agreement</i>	\$1,249	

Notes:

Petitions requiring a traffic impact study will require a review fee calculated and collected by the Engineering Department. Please contact the Engineering Department at (734)794-6410 for more information.

Petitions requiring utility modeling preparation or review will require a fee calculated and collected by the Systems Planning Unit. Please contact the Systems Planning Unit at (734) 794-6430 for more information.

Petitions for Plat Approvals will require review fees. Please contact Planning Services at (734) 794-6265 for more information.

Appeals Boards		
<i>Design Review Board</i>	\$1,500	
<i>Zoning Board of Appeals: Single & Two-Family</i>	\$1,000	Per parcel
<i>Zoning Board of Appeals: Multiple-Family and Commercial</i>	\$1,000	Per parcel/project
<i>Zoning Board of Appeals: Administrative Appeal</i>	\$1,000	

Zoning Administration		
Address Change	\$100	
Building Permit Review for Zoning Compliance - Projects up to \$10,000	\$25	
Building Permit Review for Zoning Compliance – Projects over \$10,000	\$70	
Zoning Compliance Permit – Construction (sheds, free-standing decks)	\$25 \$68	For construction projects up to \$10,000 For construction projects over \$10,000
Zoning Compliance Permit - Fence Permit	\$75	
Zoning Compliance Permit - Sales and Use	\$75	
Football Game Day Zoning Compliance Permit - Sales and Use	\$140	
Zoning Report - Analysis	\$275	Per parcel
Zoning Report - Verification	\$150	Per parcel

Rehearing Policy

If the petitioner requests a rehearing after Board or Commission action, the petitioner shall pay one half of the original filing fee.

If the petitioner requests a rehearing by a Board or Commission or by City Council after City Council action, the petitioner shall pay the entire original filing fee.

Refund Policy

Administrative Reviews - Withdrawals made within 10 business days from date of acceptance will receive a 50% refund; after 10 business days from date of acceptance, no refunds will be given.

Board/Commission Reviews - Withdrawals made before notice is sent will receive a 50% refund; withdrawals made after notice is sent but before final action will receive a 25% refund.